



Estimated Value of Green Building Incentive for Commercial Buildings

Project Contact Name: _____ Date: _____

Phone: _____ Fax: _____ Email: _____

Mailing Address: _____

Address/Location of Proposed Project: _____

Occupancy/Use of Building: _____

Estimated Start Date: _____ Estimated Completion Date: _____

Targeted LEED level: _____

Estimated Cost of Project: \$ _____

Enter the amount of Estimated Cost: _____ Check here and use next higher % for historic buildings**

1. Building Permits: \$ _____ X LEED Factor _____% = \$ _____

2. Water Tap: \$ _____ X LEED Factor _____% = \$ _____

3. Sewer Tap: \$ _____ X LEED Factor _____% = \$ _____

4. Subtotal: \$ _____

5. Subtotal: \$ _____

6. Subtract Line 5 from Line 4 and enter here: \$ _____

7. Enter the smaller of Line 6 or \$500: \$ _____

8. Plan Review Fee: \$ _____

9. Add Lines 5, 7 and 8: \$ _____

10. Multiply the Estimated Cost of the Project by the
Maximum % Allowed for the LEED level: \$ _____

Enter the smaller of Line 9 or Line 10.

This is the Estimated Value of the Green Building Incentives \$ _____

The **LEED Factor** is the % of cost reduction as listed in the Green Building Incentives Program for the level of LEED achieved.

The **Maximum % Allowed** for the LEED level is: Certified 1.5%; Silver 2%; Gold 2.5%; Platinum 3%. (Use the next higher level for buildings qualifying as a Historic Building. These are buildings listed on the National Historic Registry, buildings which contribute to a Historic District or a Local Landmark Structure building. Please attached Historic Building Determination Form.)

Contact information for fees and historic building status:

Building Permits and Plan Review Fees: Andrew Livengood (803) 545-3484

Water and Sewer Tap Fees: Gregory Martin (803) 545-3245

Historic Buildings: Amy Moore (803) 545-3335

Please complete and return this form to: Robert Harkins, City of Columbia Planning and Development
Services, 1136 Washington Street, Columbia, SC 29217 or Fax (803) 255-8935



Green Building Incentive Program

Commercial Incentives. The amount of the incentive is based upon:

First Tier of Incentives:

Construction pursuing LEED Certification – **Certified Level**

Intangible Incentives:

- Complimentary one-on-one Plan Review
- Expedited permitting (2 weeks)
- Recognition on City of Columbia CPAC website
- Recognition at a City Council Meeting

Monetary Incentives:

- Waive Plan Review Fee
- 50% Reduction in Permit Fee
- 30% Reduction in Water Tap Fee
- 30% Reduction in Sewer Tap Fee
- \$500 additional incentive based on Permit, Water and Sewer fees above the percentages allowed

Second Tier of Incentives:

Construction pursuing LEED Certification – **Silver Level**

Intangible Incentives:

- Complimentary one-on-one Plan Review
- Expedited permitting (2 weeks)
- Recognition on City of Columbia CPAC website
- Recognition at a City Council Meeting
- Recognition by press release to local media

Monetary Incentives:

- Waive Plan Review Fee
- 100% Reduction in Permit Fee
- 40% Reduction in Water Tap Fee
- 40% Reduction in Sewer Tap Fee
- \$500 additional incentive based on Permit, Water and Sewer fees above the percentages allowed

Third Tier of Incentives:

Construction pursuing LEED Certification – **Gold Level**

Intangible Incentives:

- Complimentary one-on-one Plan Review
- Expedited permitting (2 weeks)
- Recognition on City of Columbia CPAC website
- Recognition at a City Council Meeting
- Recognition by press release to local media
- Recognition on the City Cable Access Channel

Monetary Incentives:

- Waive Plan Review Fee
- 50% Reduction in Permit Fee
- 50% Reduction in Water Tap Fee
- 50% Reduction in Sewer Tap Fee
- \$500 additional incentive based on Permit, Water and Sewer fees above the percentages allowed

Fourth Tier of Incentives:

Construction pursuing LEED Certification – **Platinum Level**

Intangible Incentives:

- Complimentary one-on-one Plan Review
- Expedited permitting (2 weeks)
- Recognition on City of Columbia CPAC website
- Recognition at a City Council Meeting
- Recognition by press release to local media
- Recognition on the City Cable Access Channel
- Recognition Plaque provided by City

Monetary Incentives:

- Waive Plan Review Fee
- 100% Reduction in Permit Fee
- 60% Reduction in Water Tap Fee
- 60% Reduction in Sewer Tap Fee
- \$500 additional incentive based on Permit, Water and Sewer fees above the percentages allowed

Provisions for Historic Buildings

Buildings that fall into any of the following three categories would automatically be upgraded one tier:

- Buildings listed on the National Historic Registry
- Buildings that contribute to a Historic District
- Local Landmark Structures

Limit on value of incentives.

The maximum value of the incentives is limited to the smaller of the amount determined by the equivalent reduction in fees outlined for commercial projects or a percentage of the cost of construction as follows:

Certified level:	1.5 %	Silver Level:	2%
Gold Level:	2.5%	Platinum Level:	3%

Incentives are not available for government projects. Incentives are not available for projects required by law to meet the standards of these incentives.

NOTE: Projects receiving Green Building Incentive funding must meet the Davis-Bacon Act and provide documented proof.